

Industrial Space with Outdoor Storage

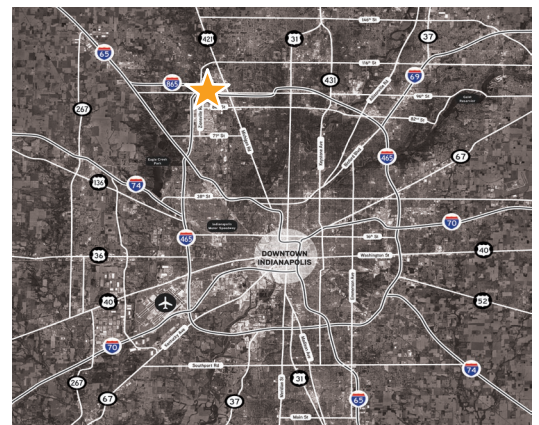
8812 Americana Blvd, Indianapolis, IN 46268

FOR LEASE | INDUSTRIAL

10,000 SF + Outdoor Storage Available

PROPERTY HIGHLIGHTS

- 19,500 SF freestanding building
- 10,000 SF + fenced outdoor storage immediately available
- 18' clear height
- (2) 12' x 14' grade level drive-in doors
- Zoned I-4
- Located near popular Park 100 Business Park
- Convenient interstate access to I-465 & I-65
- Surrounded by rich amenities
- Roof replacement planned for 2023
- Lease Rate: \$10,750 / month NNN
- 2023 Estimated OpEx: \$1,575 / month



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leasing by:



owned by:



FLOOR PLANS + SPECS

8812 AMERICANA BLVD

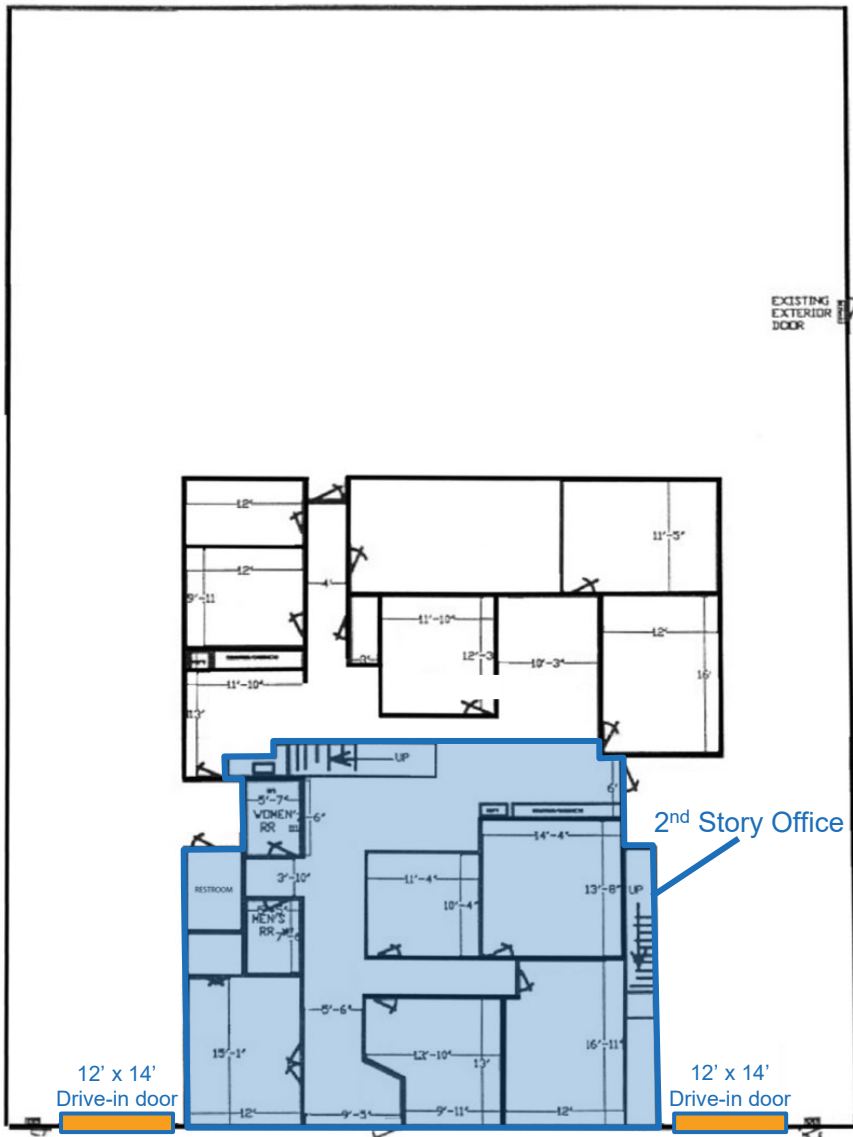
Office SF: 2,950

Warehouse SF: 7,050

TOTAL SF: 10,000

SPECIFICATIONS

- 18' clear height
- (2) 12' x 14' grade level drive-in doors
- Ample power
- LED lighting in warehouse
- Potential for air-conditioned warehouse
- Fenced outdoor storage
- 2nd story office
- Dedicated office and warehouse restrooms
- Breakroom with kitchenette
- 18 striped parking spaces



New Exterior Paint July 2023

CONTACT US

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